



AGENDA
BARTHOLOMEW COUNTY BOARD OF ZONING APPEALS
MONDAY, JUNE 23, 2014, 7:00 P.M.
COUNTY COUNCIL CHAMBER, 4TH FLOOR
BARTHOLOMEW COUNTY GOVERNMENTAL OFFICE BUILDING
440 3RD STREET
COLUMBUS, INDIANA

ROLL CALL

OLD BUSINESS REQUIRING BOARD ACTION

Public Hearing

- A. B/CU-14-03: Speedway** – A request by Speedway for conditional use approval per Zoning Ordinance Section 3.21(B) to allow a truck stop in a CR (Commercial: Regional) zoning district and conditional use approval per Zoning Ordinance Section 4.3(B)(2)(c) to allow a truck stop in a Wellfield Protection Overlay District. The property is located at 10471 N. US 31, in German Township.

Public Hearing

- B. B/DS-14-01: Speedway** – A request by Speedway for development standards variances from Zoning Ordinance Section 7.3(Part 1)(C)(3)(c) to allow an entrance to a non-residential use on a local road to be separated from others by less than the minimum 100 feet and Zoning Ordinance Section 7.3(Part 1)(D)(2) to allow a driveway to be 55 feet in width, 15 feet wider than the 20 foot maximum per lane (40 foot total) for a non-residential driveway. The property is located at 10471 N. US 31, in German Township.

NEW BUSINESS REQUIRING BOARD ACTION

Public Hearing

- C. B/CU-14-06: Hawcreek Brewing Company** – A request by Hawcreek Brewing Company for conditional use approval to allow a home-based business (a micro-brewery) in the AP (Agriculture: Preferred) zoning district. The property is located at 11420 N. State Road 9, in Hawcreek Township.

Public Hearing

- D. B/CU-14-07: Paws-N-Claws** – A request by Karen Carl for conditional use approval to allow a kennel in the AG (Agriculture: General) zoning district. The property is located at 14640 Jonesville Road, in Wayne Township.

Public Hearing

- E. B/DS-14-06: Jeff Shoaf** – A request by Jeff Shoaf for a development standards variance from Zoning Ordinance Section 6.3(B)(4) to allow a Confined Feeding Operation (Farm – CFO type II) to be 2,231 feet from a Single Family Residential zoning district, 409 feet closer

than the 2640 feet (1/2 mile) minimum distance. The property is located 11420 East 800 North, in Hawcreek Township.

Public Hearing

- F. B/CU-14-08: Jeff Shoaf** – A request by Jeff Shoaf for conditional use approval to allow a Confined Feeding Operation (Farm – CFO type II) in an AP (Agriculture: Preferred) zoning district per Zoning Ordinance Section 3.5(B). The property is located 11420 East 800 North, in Hawcreek Township.

FINDINGS OF FACT

B/CU-14-01: White Creek Acres

B/CU-14-05: South Central Lutheran Camp

B/DS-14-05: South Central Lutheran Camp

APPROVAL OF MINUTES

Minutes of May 28, 2014

DISCUSSION

None

HEARING OFFICER APPROVALS

C/CU-14-05: Fairlawn Presbyterian Church - A request by Fairlawn Presbyterian Church for conditional use approval to allow a 2,714 square foot building expansion to a worship facility in an RS3 (Residential: Single Family 3) zoning district. The property is located at 2611 Fairlawn Drive in the City of Columbus.

Public Hearing

B/DS-14-04: Aaron Quinton – A request by Aaron Quinton for a development standards variance from Zoning Ordinance Section 6.1(E)(3) to construct an accessory structure in a front yard. The property is located at 1220 W 800 S, in Wayne Township.

Public Hearing

C/DS-14-09: James Helm – A request by James Helm for a development standards variance from Zoning Ordinance Section 6.1(E)(3) to construct an accessory structure in a front yard. The property is located at 9342 W. Evergreen Drive, in Harrison Township.

ADJOURNMENT

THE BOARD OF ZONING APPEALS MEETING IS WHEELCHAIR ACCESSIBLE. IF YOU SHOULD REQUIRE ANY ADDITIONAL ACCOMMODATION, PLEASE CONTACT THE PLANNING DEPARTMENT PRIOR TO THE TIME OF THE MEETING.